

Local Market Update – January 2019

A Research Tool Provided by the Charleston Trident Association of REALTORS®



Isle of Palms

Areas 44 & 45

Single-Family Detached	January			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
Key Metrics						
New Listings	19	36	+ 89.5%	19	36	+ 89.5%
Closed Sales	17	7	- 58.8%	17	7	- 58.8%
Median Sales Price*	\$1,180,000	\$910,000	- 22.9%	\$1,180,000	\$910,000	- 22.9%
Average Sales Price*	\$1,419,176	\$1,259,286	- 11.3%	\$1,419,176	\$1,259,286	- 11.3%
Percent of Original List Price Received*	88.5%	93.3%	+ 5.4%	88.5%	93.3%	+ 5.4%
Days on Market Until Sale	181	69	- 61.9%	181	69	- 61.9%
Inventory of Homes for Sale	122	133	+ 9.0%	--	--	--

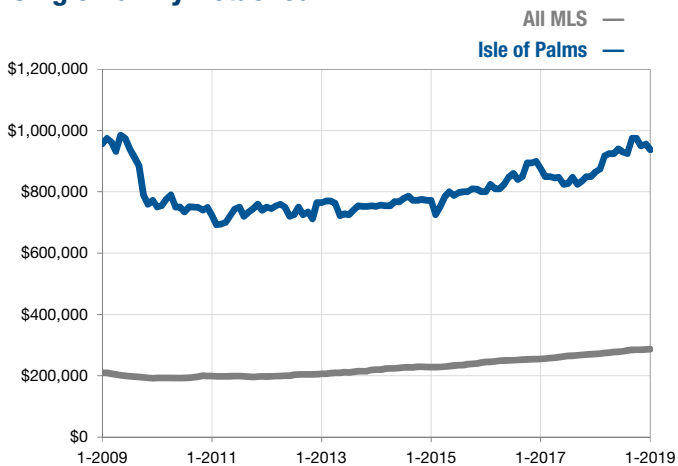
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	January			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
Key Metrics						
New Listings	12	13	+ 8.3%	12	13	+ 8.3%
Closed Sales	8	1	- 87.5%	8	1	- 87.5%
Median Sales Price*	\$465,000	\$422,000	- 9.2%	\$465,000	\$422,000	- 9.2%
Average Sales Price*	\$486,063	\$422,000	- 13.2%	\$486,063	\$422,000	- 13.2%
Percent of Original List Price Received*	96.3%	95.9%	- 0.4%	96.3%	95.9%	- 0.4%
Days on Market Until Sale	104	49	- 52.9%	104	49	- 52.9%
Inventory of Homes for Sale	61	69	+ 13.1%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

